

# FOR SALE/LEASE

10329 Stony Run Lane  
Hanover, VA 23005



**COMMONWEALTH**  
COMMERCIAL REAL ESTATE SOLUTIONS



## Features

- 37,264± SF Office/Lab situated on 6.295± acres
- Conveniently located along Lakeridge Parkway and less than 1 mile to I-95 (Sliding Hill Exit)
- Zoned M-1 located in Hanover County
- 150 parking spaces
- Currently built out for lab/office use but demo can allow for shop/warehouse with ceiling heights between 9.5' - 12.5' clear
- Solid masonry construction with concrete T roof
- Call Agent for pricing

Demographics	1 mile	3 mile	5 mile
2026 Population	2,249	30,459	84,126
Daytime Employment	4,048	18,721	43,368
Avg Household Income	\$106,613	\$136,246	\$126,226

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Located along Lakeridge Parkway and less than 1 mile to I-95

### Interior Photos



# Vicinity Map

Surrounding Industrial Tenants

